

महाराष्ट्र प्रादेशिक व नगर रचना अधिनियम, १९६६

११(६) (ब) अन्वये नगर रचना योजना क्र. ३, विलेपार्ले
(१ ली सुधारणा) (अंतिम) मध्ये फेरबदल मंजूरीची अधिसूचना.

महाराष्ट्र शासन

नगर विकास विभाग,

शासन क्रमांक : सिएमएस/टिपीबी -४३०९ /४३६/प्र.क्र.१०६/२०१०/नवि-११,

मंत्रालय, मुंबई : ४०० ०३२,

दिनांक : ११ जानेवारी, २०१२.

शासन निर्णय :- सोबतची अधिसूचना शासन साधारण राजपत्रात प्रसिध्द करण्यात यावी.
महाराष्ट्राचे राज्यपाल यांच्या आदेशानुसार व नांवाने.


(राजेन्द्र हाबडे)

अवर सचिव, महाराष्ट्र शासन,

प्रति,

महापालिका आयुक्त, बृहन्मुंबई महानगरपालिका, मुंबई.

संचालक, नगर रचना, महाराष्ट्र राज्य, पुणे.

उपसंचालक, नगर रचना, बृहन्मुंबई, मुंबई.

सह सचिव, नगर रचना, नगर विकास विभाग, मंत्रालय, मुंबई.

प्रमुख अभियंता (वि.नि.), बृहन्मुंबई महानगरपालिका, मुंबई.

व्यवस्थापक, शासकीय मध्यवर्ती मुद्रणालय, चर्नीरोड, मुंबई.

(त्यांना विनंती करण्यांत येते की, सोबतची अधिसूचना महाराष्ट्र शासनाचे साधारण राजपत्रामध्ये

प्रसिध्द करण्यात येऊन त्याच्या प्रत्येकी ३५ प्रती नगर विकास विभाग, (नवि-११), मंत्रालय,

मुंबई : ४०० ०३२ व उप संचालक, नगर रचना, बृहन्मुंबई, मुंबई यांना पाठविण्यात याव्यात.)

क्रक्ष अधिकारी (संगणक कक्ष)(नवि-२९), नगर विकास विभाग, मंत्रालय, मुंबई : ४०० ०३२,

(त्यांना विनंती करण्यांत येते की, सोबतची सूचना विभागाच्या वेबसाईटवर प्रदर्शित करण्याबाबत
आवश्यक ती कार्यवाही करावी.)

निवडनस्ती (नवि-११).

**Maharashtra Regional and Town
Planning Act, 1966.**

**T.P.S. No.III Vile Parle
(1st variation) (Final) Sanction to variation
under section 91(6)(b) of the**

**Government of Maharashtra
Urban Development Department
Mantralaya, Mumbai 400 032.
Dated 11 January 2012**

No. CMS/TPB-4309/436/CR-106/2010/UD-11:

NOTIFICATION

Whereas, the Town Planning Scheme - Vile Parle No. III (hereinafter referred to as "the said scheme") has been sanctioned by the State Government vide General Department's Notification No. S.A.370 dated 29th February, 1927, published at page No. 5054 in Part-I of the Bombay Government Gazette, dated 3rd March, 1927 and the same has come into force with effect from 3rd April, 1927;

And whereas, the said scheme was varied by the Municipal Corporation of Greater Mumbai, which was sanctioned by the State Government vide Government Notification, Urban Development, Public Health Department's No. TPB 2669/7556/W, dated 3rd October, 1969 and has come into force with effect from 15th December, 1969 (hereinafter referred to as "the said varied scheme");

And whereas, the Development Control Regulations for Greater Mumbai, 1991, were sanctioned by the Government in Urban Development Department vide its Notification No. DCR 1090/RDP/UD-11, dated 20th February, 1991, published in the Maharashtra Government Gazette, Part-I, Konkan Divisional Supplement dated 21st February, 1991, to come into effect from 25th March, 1991; and further the Development Plan of K/West Ward was sanctioned by Government vide Urban Development Department Notification No. TPB-4392/5840/UD-11 (RDP) dated 19/3/1993, some of the proposals of which are at variance with proposals of the sanctioned 1st Varied Scheme;

And whereas, in the said varied scheme the area of F.P. No. 63 is shown as 1909.00 sq.yds, F.P. No. 70-A is shown as 986.00 sq.yds, F.P. No. 70-B is shown as 566.00 sq.yds, F.P. No. 70-C is shown as 745.00 sq.yds, and F.P. No. 62-A is shown as 960.00 sq.yds, F.P. No. 62-B is shown as 1128.00 sq.yds.

And whereas, as per registered agreement dated 20/7/1927 the area of F.P. No.63 is shown as 2360.00 sq.yds, F.P. No. 70-A is shown as 1000.00 sq.yds, F.P. No. 70-B is shown as 800.00 sq.yds, F.P. No. 70-C is shown as 800.00 sq.yds, F.P. No. 62-A is shown as 1000.00 sq.yds, & F.P. No. 62-B is shown as 1000.00 sq.yds., the area of all final plots after deducting area going under road from F.P. No.63 admeasures 2240.00 sq.yds., F.P. No. 70-A admeasures 963.33 sq.yds., F.P. No.70-B admeasures 800.00 sq.yds., F.P. No. 70-C admeasures 742.78 sq.yds., F.P. No. 62-A admeasures 955.28 sq.yds., F.P. No. 62-B admeasures 880.28 sq.yds.

And whereas, the boundaries of F.P. and the areas mentioned in the said varied scheme are varied due to error in considering the boundary and area of O.P. No. 63, 70-A, 70-B, 70-C and 62-A, 62-B in the said varied scheme.

And whereas, the boundaries and areas of final plots are changed, which needs to be corrected by showing corrected areas by following the procedure prescribed under section 91 of the Maharashtra Regional & Town Planning Act, 1966 (hereinafter referred to as "the said Act").

And whereas, considering the request made by Owner of F.P. No. 63, Vile Parle TPS-III and reports submitted by various authorities and above facts the Municipal Corporation of Gr. Mumbai (hereinafter referred to as "the said Corporation") has requested Government to authorise the said Corporation to vary the said varied scheme by following the procedure prescribed under section 91(2) of the said Act, vide its letter bearing No. EETP/V/Vile Parle-III/868/TPS, dated 15/3/2010.

And whereas, after consulting Dy. Director of Town Planning and Dy. Director of Land Records, Konkan Division and Superintendent Land Record, MSD, Govt. is satisfied that it is necessary to correct the area of said Final Plots in the form-1 and to correct the boundaries of the said Final plots as per registered agreement dated 20/7/1927 excluding area going under road set back and as per variation suggested by the said Corporation and other authorities which is not of substantial nature.

And whereas, Govt. of Maharashtra vide notification No. CMS/TPB-4309/436/CR-106/2010/UD-11 dated 18/6/2010 had authorised the said Corporation under section 91(2) of the said Act to undertake proposed variation in the said varied scheme and to publish the draft variation as per provisions under section 91(2) of the said Act;

And whereas, the said Corporation has published a notice of proposed variation dt. 29.10.2010 in Maharashtra Government Gazette on 11-17th November 2010 for inviting suggestions/objections from public. and the said Corporation has not received any suggestion/objection on proposed variation. Thereafter the said corporation after following the procedure prescribed under the said Act, has submitted the said draft Variation to Government for final sanction vide letter dated 21/02/2011.

And whereas, after consulting the Director of Town Planning Maharashtra State, Government finds it necessary to sanction the proposed Variation;

Now therefore, in exercise of the powers conferred by Sub-section (6) of section 91 of the said Act, the Government of Maharashtra hereby sanctions the proposed variation to the Town Planning Scheme T.P.S. No.III Vile Parle(Ist variation) (Final) as follows:


A)Corrected area of Final Plot No. 63, 70A, 70B, 70C, 62A, 62B shall be as follows:

Sr. No.	Original Plot		Final Plot		Conditions
	No.	Area	No.	Area	
1	2	3	4	5	6
1)	63	1909 Sq.Yds. (1596.74 Sq.Mts.)	63	2240 Sq.Yds. (1873.60 Sq.Mts.)	----
2)	70A	986 Sq.Yds. (824.72 Sq.Mts.)	70A	963.33 Sq.Yds. (805.75 Sq.mts.)	Existing sanctioned built up area (used F.S.I.) be protected within limits of D.C.Regulations,1991.
3)	70B	566 Sq.Yds. (473.22 Sq.Mts.)	70B	800 Sq.Yds. (669.14 Sq.Mts.)	----
4)	70C	745 Sq.Yds. (623.14 Sq.Mts.)	70C	742.78 Sq.Yds. (621.28 Sq.Mts.)	Existing sanctioned built up area (used F.S.I.) be protected within limits of D.C.Regulations,1991.
5)	62A	960 Sq.Yds. (802.97 Sq.Mts.)	62A	955.28 Sq.Yds. (799.03 Sq.Mts.)	Existing sanctioned built up area (used F.S.I.) be protected within limits of D.C.Regulations,1991.
6)	62B	1128 Sq.Yds. (943.49 Sq.Mts.)	62B	880.28 Sq.Yds. (736.29 Sq.Mts.)	Existing sanctioned built up area (used F.S.I.) be protected within limits of D.C.Regulations,1991.

B) The boundaries of Final Plot No. 63, 70A, 70B, 70C, 62A, 62B shall be as per plan attached herewith.

C) Fixes the date of publication of this Notification in the Government Gazette as the date of coming into force of the said variation.

By order and in the name of the Governor of Maharashtra,


(Rajendra Habde)
Under Secretary to Government.